

Recommendation: **REFUSE TPO CONSENT**

Havant Borough Local Plan (Allocations) July 2014

Listed Building Grade: Not applicable.
Conservation Area: Not applicable.

5 Statutory and Non Statutory Consultations

6 Community Involvement

This application was publicised in accordance with the Council's Code of Practice for Publicity of Planning Applications approved at minute 207/6/92 (as amended), as a result of which the following publicity was undertaken:

Number of neighbour notification letters sent: 12

Number of site notices: 1

Statutory advertisement: Not applicable.

Number of representations received: 2

Comment	Officer Comment
Currently neutral until more information provided. Please provide a map or diagram of the trees so we can understand which one it is. Can't tell from the photographs in the Tree report. Please also confirm the following: 1. Is there an intention to reduce the crowns the remaining oak trees on the site? 2. Is there an intention to reduce the crown of the large Ash which is directly against the fence line. The tree is right against the fence line and a large percentage of the crown overhangs into both mine and my next door neighbour garden. 3. Is there an intention to remove the 2 smaller Ash trees, and overgrown shrubs next to the large Ash, and replace with new trees? Currently these 2 trees and overgrown shrubs are unsightly and provide no aesthetic value to the site.	The application has been published on line and the plan available. No application for further works have been submitted.
:I would like to draw your attention to the previous assessments that have been conducted on this tree	Noted

as part of a previous planning application ref APP/12/01131 and the 3 associated reports (copies of these reports can be provided upon request):

1. Arboricultural Impact Assessment and Method Statement.
2. Appendices - Arboricultural Impact Assessment and Method Statement.
3. Arboricultural Plans.

The tree in this application (TPO 1614) is referred to as tree No1 in the above reports and is assessed as being in A1/B1 condition with plus 40 years life remaining. It also describes how this tree is of high value for the surrounding area and it mentions that it is one of 4 prominent trees in this vicinity. I would like to bring to your attention the possible effect recent buildings works may have had on the condition of this tree, with trench work taking place in the vicinity of the root system. If the decision is to grant permission for this tree to be felled, I would request a robust assurance and audit of the replacement tree, as described in the applicant's report, is undertaken.

7 Planning Considerations

7.1 Having regard to the relevant policies of the development plan it is considered that the main issues arising from this application are:

- Whether the degree of pruning works requested would undermine the amenity value of these trees and whether this could also be harmful to their ongoing health and vitality.

7.2 My inspection related specifically to assessing the proposed works rather than generally inspecting the tree's health and condition in any great detail. I visually inspected the tree from ground level and the following report deals with the relevant issues that have been raised on site, in the application form and from my site observations.

7.3 The application relates to the felling of a mature Oak tree that forms part of a woodlands TPO covering the newly built Treetops Drive, located off Forest Avenue in the Waterlooville area. The tree is located north east of the garage of one of the

newly built properties and has prominent views from the street scene within the cul-de-sac. The tree is an appropriate size for its location having been planned for retention within the development scheme. The ground surrounding the main stem has been heavily overlaid with mulch and there is some epicormic growth off the lower main stem. Although the tree has been over thinned from historic management, the canopy is well balanced and has a good separation between the furthest extending branches and the dwelling, therefore is unlikely to cause any nuisance from over shading.

The tree is displaying what appears to be normal in vigour and vitality. The arboricultural report that accompanied the application makes no mention of any foreseeable safety concern and therefore there is no justifiable grounds for the removal of this mature tree.

8 Conclusion

Recommend Refusal

9 RECOMMENDATION:

That the Head of Neighbourhood Support be authorised to **REFUSE TPO CONSENT** for application APP/17/00063 for the following reasons

- 1 The tree is a significant feature in the local landscape and appears to be in adequately sound and healthy condition. Its proposed felling would result in undue loss and detriment to the visual amenities of the locality. It is therefore contrary to policy DM8 of the Havant Borough Local Plan (Core Strategy) 2011 and the National Planning Policy Framework 2012.